

Economic Indicators

Loudoun County, Virginia

December 2000

	Reporting Period	Current Period	Current Year-to-Date	Last Year-to-Date
New Residential Construction				
New Residential Units Permitted	November 2000	401	5,887	5,278
Single Family Detached Units Permitted	November 2000	205	2,527	2,544
Single Family Attached Units Permitted	November 2000	178	2,272	1,694
Multifamily Units Permitted	November 2000	18	1,088	1,040
<i>Source: Loudoun County Department of Building and Development</i>				
New Nonresidential Construction				
Office SF Permitted	November 2000	465,413	6,951,412	4,572,146
Flex/Industrial SF Permitted	November 2000	230,665	2,075,016	1,542,891
Retail SF Permitted	November 2000	107,677	2,310,966	879,881
Other SF Permitted	November 2000	124,509	809,245	427,219
Taxable SF Permitted	November 2000	2,562	1,756,185	1,722,155
Nontaxable SF Permitted	November 2000	464,643	6,353,863	4,156,577
Total Value Nonresidential Construction	November 2000	770	597,549	415,569
Value of New Buildings	November 2000	\$16,107,431	\$350,653,151	\$277,093,479
Value of Alterations/Additions	November 2000	\$4,018,000	\$302,838,012	\$215,694,198
Value of Route 28 Permitted Construction	November 2000	\$12,089,431	\$47,815,139	\$61,399,281
Route 28 Taxing District SF Permitted	November 2000	450,672	4,261,662	2,571,039
Value of Route 28 Permitted Construction	November 2000	\$4,198,974	\$160,484,050	\$131,828,274
<i>Source: Loudoun County Department of Building and Development</i>				
Housing Sales				
Single Family Detached	August 2000	884	5,830	4,846
Single Family Attached	August 2000	426	2,913	2,774
Condominium	August 2000	366	2,330	1,695
	August 2000	92	587	377
<i>Source: Loudoun County Department of Financial Services</i>				
Washington Dulles International Airport				
Total Passengers	September 2000	1,564,976	15,402,001	14,723,035
International Passengers	September 2000	367,890	3,020,368	2,686,680
Total Freight (metric tonnes)	September 2000	31,387	284,277	260,048
<i>Source: Metropolitan Washington Airports Authority</i>				
Taxable Sales (000s)				
	3rd Quarter 2000	\$636,145	\$1,748,019	\$1,453,765
<i>Source: Virginia Department of Taxation</i>				

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Average Housing Prices	August 2000	\$272,340	\$256,727	\$238,683
Single Family Detached	August 2000	\$378,111	\$337,609	\$292,847
Single Family Attached	August 2000	\$185,957	\$185,862	\$170,522
Condominium	August 2000	\$126,224	\$132,848	\$123,509

Source: Loudoun County Financial Services

At Place Employment				
Employees	1st Quarter 2000	81,861	81,389	72,729
New Jobs (over previous period)	1st Quarter 2000	472		
Establishments	1st Quarter 2000	4,531	4,356	4,111
New Businesses (over previous period)	1st Quarter 2000	175		
Gross Wages (millions)	1st Quarter 2000	\$1,284	\$965	\$1,545

Source: Virginia Employment Commission

Consumer Price Index				
Washington-Baltimore DC/MD/VA (1996=100)	September 2000	108.7	108.4	105.4
US-All Urban Consumers (1982-84=100)	October 2000	174.0	173.7	168.2

Source: US Bureau of Labor Statistics

Civilian Labor Force				
Loudoun County	October 2000	89,043	88,635	85,211
Northern Virginia	October 2000	1,219,421	1,214,687	1,169,052

Source: Virginia Employment Commission

Unemployment Rate				
Loudoun County	October 2000	1.0	1.2	1.3
Northern Virginia	October 2000	1.3	1.5	1.7

Source: Virginia Employment Commission

Washington Economic Index				
Leading Index (1987=100)	September 2000	110.3	109.9	107.4
Current Index (1987=100)	September 2000	115.3	115.9	111.7

Source: Metropolitan Council of Governments

Non-Residential Vacancy				
Total	3rd Quarter 2000	6.2%	4.4%	12.0%
Office	3rd Quarter 2000	7.6%	7.7%	21.1%
Flex	3rd Quarter 2000	10.3%	3.7%	7.8%
Industrial	3rd Quarter 2000	1.3%	1.4%	6.3%

Source: Realty Information Group

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Percent Change

11.5%

-0.7%

34.1%

4.6%

52.0%

34.5%

162.6%

89.4%

2.0%

52.9%

43.8%

26.5%

40.4%

-22.1%

65.8%

21.7%

20.3%

5.0%

37.5%

55.7%

4.6%

12.4%

9.3%

20.2%

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Percent Change

14.1%

29.1%

9.1%

2.2%

12.6%

10.2%

-16.9%

3.1%

3.4%

4.5%

4.3%

-23.1%

-23.5%

2.7%

3.2%

-48.5%

-63.9%

32.3%

-78.9%